

Lewis County Planning Commission Work Session 7/24/2012
Existing language found in Lewis Co. Code (LCC) Chapter 16.02.040(8)

(ATTACHMENT B)

(8) Boundary Line Adjustments. A division made for the purpose of adjusting boundary lines which do not create any additional building lot, tract, parcel, building site or division nor create any building lot, tract, parcel, building site, or division which contains insufficient area and dimension to meet minimum requirements for a building site, provided:

(a) The proponent has filed an application which includes:

- (i) An adjusted legal description of the lots affected by the adjustment prepared and certified by a registered land surveyor or title company,
- (ii) A scale drawing of the lots affected by the adjustment,
- (iii) Notarized declaration that all parties involved consent to the proposed adjustment, and

(b) The proposed boundary line adjustment meets the following criteria:

- (i) No conforming lot shall be made nonconforming as to any development standard.
- (ii) Only parcels that are legal lots and also qualify as building sites shall be allowed to complete the BLA process.
- (iii) Pursuant to the shoreline master program for Lewis County, no shoreline lot shall be made nonconforming or more nonconforming without an approved shoreline variance.
- (iv) All newly configured lots must comply with applicable standards for sewage disposal contained in Chapters [8.40](#) and [8.41](#) LCC. Proof of such compliance may be required in the form of a conditional site approval or other similar approval.
- (v) A BLA shall not detrimentally affect access, design, or other public safety and welfare concerns. The evaluation of detrimental effect may include review by the Lewis County health department, or any other applicable agency or department.
- (vi) If within an approved subdivision, a BLA shall not violate the conditions of approval.
- (vii) Except as provided in this subsection, the proposed BLA shall not make any land use nonconforming or more nonconforming as set forth in the Lewis County Code.

(c) The legal description, scale drawing (map) and notarized declaration shall be recorded with the Lewis County auditor by the community development department;